



TOWN OF GRAFTON
GRAFTON MEMORIAL MUNICIPAL CENTER
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PLANNING BOARD

**NOTICE / AGENDA
REGULAR MEETING & PUBLIC HEARINGS
GRAFTON PLANNING BOARD
Conference Room A *
Grafton Municipal Center
30 Providence Road, Grafton, MA 01519
Monday, March 13, 2023**

7:00 p.m. Regular Meeting

- 1. Public Input**
- 2. Action Items**
 - A. Approval Under Subdivision Control Not Required Plan (ANR 2023-04) – 61 Wesson Street, Willard House Clock Museum, Inc. (applicant/owner).
 - B. Approval Under Subdivision Control Not Required Plan (ANR 2023-05) – 62 Wesson Street, Willard House Clock Museum, Inc. (applicant/owner).
- 3. Discussion Items**
 - A. Presentation: Tier II Complete Streets Prioritization Plan, Ian McElwee, CMRPC
 - B. MBTA Communities Zoning: Discussion of Potential Districts for Compliance
 - C. Proposed Zoning Bylaw Changes for Spring 2023 Town Meeting
 - D. Zoning Bylaw Amendment Proposal, Houlden Farm, 95 Wesson Road
- 4. General Business**
 - A. Bills
 - B. Minutes of Previous Meetings
 - C. Staff Report
 - D. Correspondence
- 5. Reports from Planning Board Representatives on Town Committees and CMRPC**
- 6. Public Meetings/Hearing**
 - A. (7:30 PM) Request for Special Permit (SP 2022-09/SPA) and Site Plan Approval, 58 Follette Street, Celco Partnership d/b/a/ Verizon Wireless / Sutton LLC (applicant/owner). A Hearing to consider an application for a Special Permit and Site Plan Approval request to construct a Wireless Communications Facility on property located at 58 Follette Street, shown as Grafton Assessor's Map 104, Lot 7. Said property is located in a Low Density Residential (R40), Water Supply Protection Overlay zoning district. *Continued from February 27, 2023.*
- 7. Any Other Items Which May Lawfully Come Before the Board**
- 8. Vote to Extend Duration of Meeting Beyond 10:00 P.M. (If Necessary)**
- 9. Adjournment**

The Planning Board reserves the right to take agenda items out of order

Grafton Planning Board
Meeting Agenda
March 13, 2023

*** Remote Access to Public Meetings** - Zoom Video Communications, Inc. ("Zoom") will be used for remote conferencing services to allow for remote access to public meetings. Web addresses will be provided as part of each meeting's agenda posted to the town calendar on the homepage of Grafton's website, www.grafton-ma.gov.

The March 13, 2023 Planning Board Meeting may be accessed using the following link:
<https://us06web.zoom.us/j/84718105600>